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3/350/2 Mettukuppam,
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Chennai, India

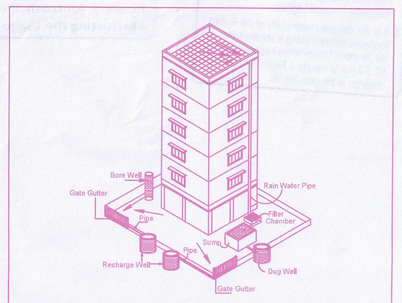
hello@verified.realestate
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Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™



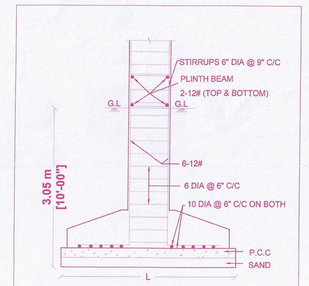
P.P.A approved by
C.M.D.A vide
Lr.No. [illegible]
Dated [illegible]



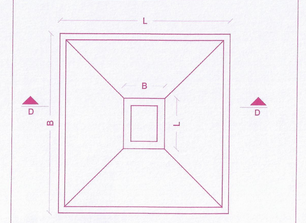
Proposed Rain Water Harvesting System
Provided as per CBR Norms Drawing No:3A



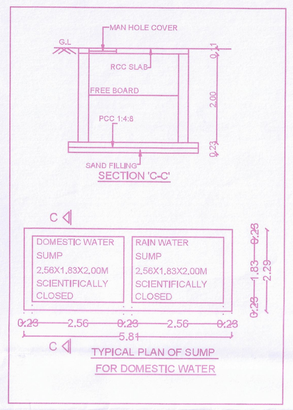
PERCULATION PIT

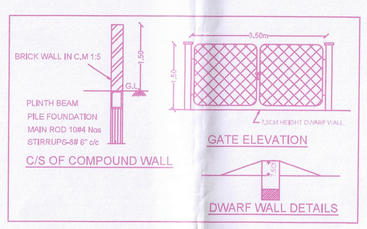


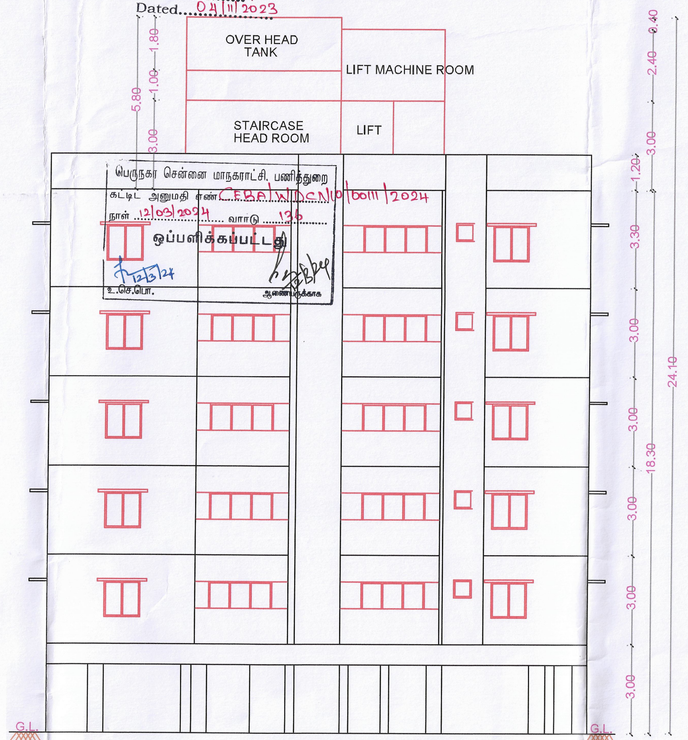
SECTION D-D



FOUNDATION DETAILS

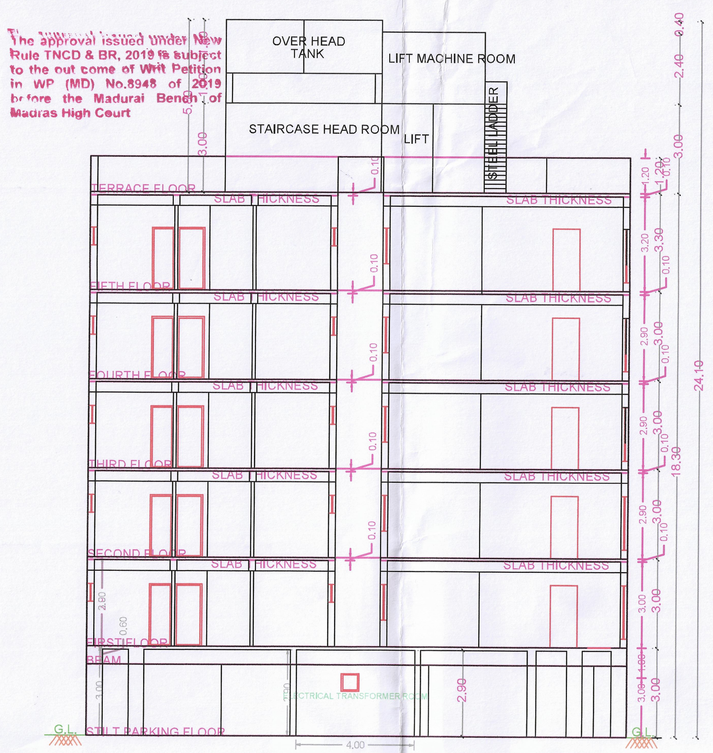






ELEVATION

The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madurai Bench of Madras High Court



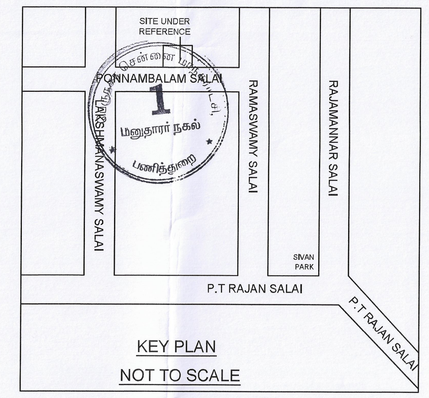
SECTION A-A

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR + 5 FLOORS (18.30m HEIGHT) RESIDENTIAL BUILDING WITH 20 DWELLING UNITS AVAILING PREMIUM FSI AT BLOCK No.S17 & S18, DOOR Nos. 106/1, 106/2, 106/3, 106/4, 106/5 , 106/6, 106/7, 105/8, 106/9, 106/10, 106/11 & 106/12, PONNAMBALAM SALAI, K.K.NAGAR, CHENNAI-600 078, COMPRISED IN OLD SURVEY No.248/PART, T.S.No.324/4, BLOCK No.49, VIRUGAMBAKKAM VILLAGE, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

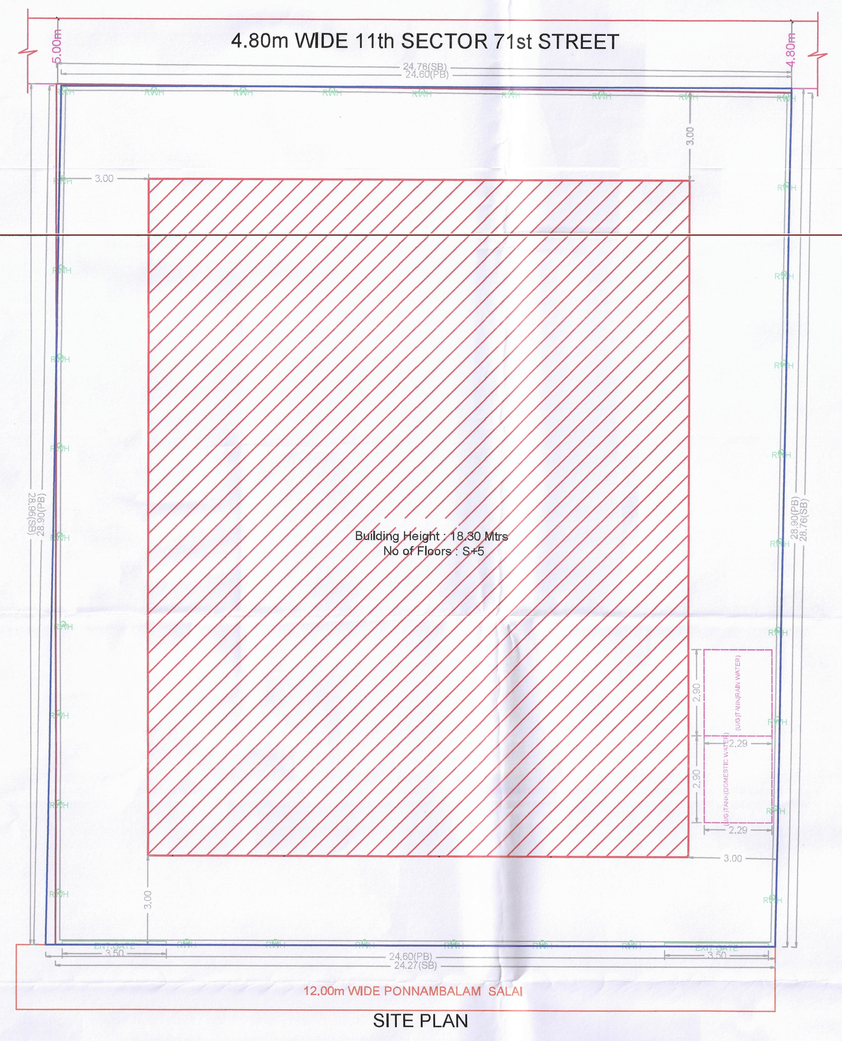
A) AREA STATEMENT	SQ.M.
AREA AS PER PATTA	709.00
AREA AS PER DOCUMENT	709.00
AREA CONSIDERED FOR FSI	709.00
STREET ALIGNMENT/ ROAD WIDENING/LINK ROAD	0.00
OSR AREA	0.00
TOTAL FSI AREA	1967.11
FSI FACTOR	2.774
COVERAGE AREA (PERCENTAGE %)	NA

A) PARKING STATEMENT

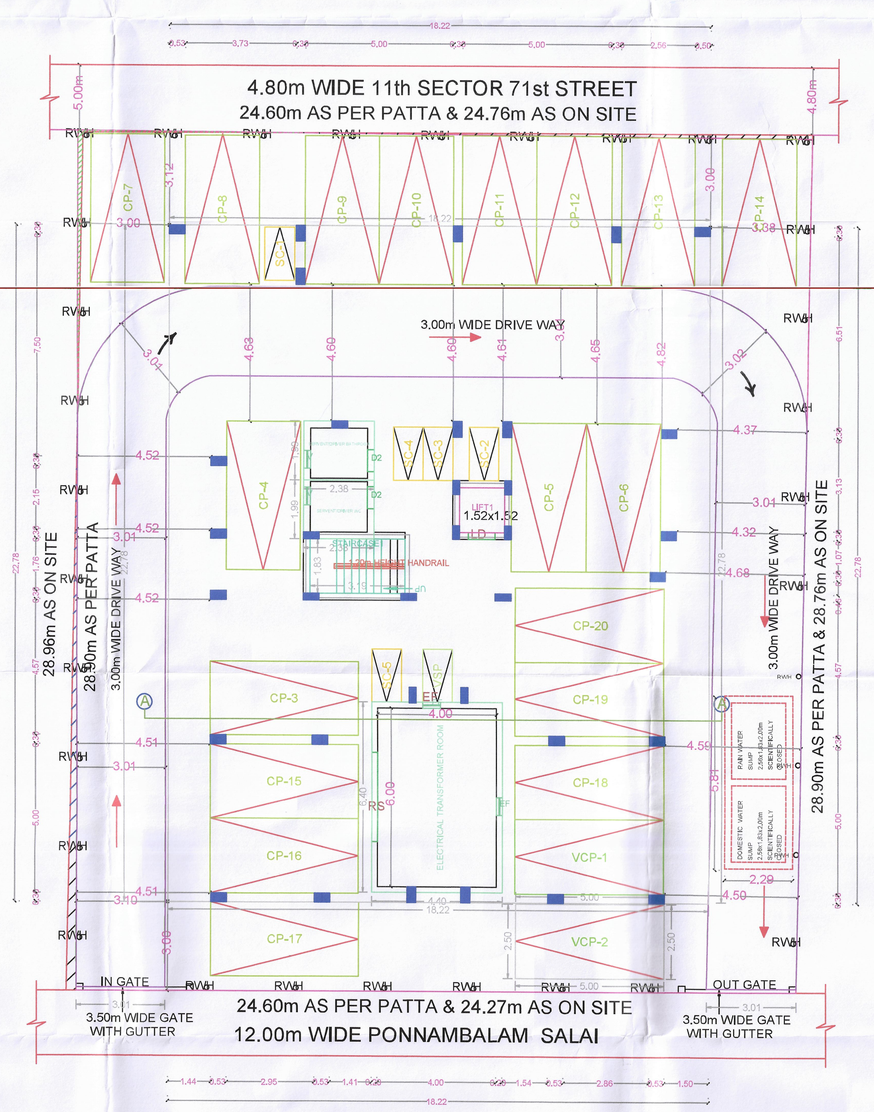
VEHICLE	REQUIRED	PROVIDED
LORRY	0	0
CAR	20	20
TWO WHEELER	6	6
CYCLE	0	0



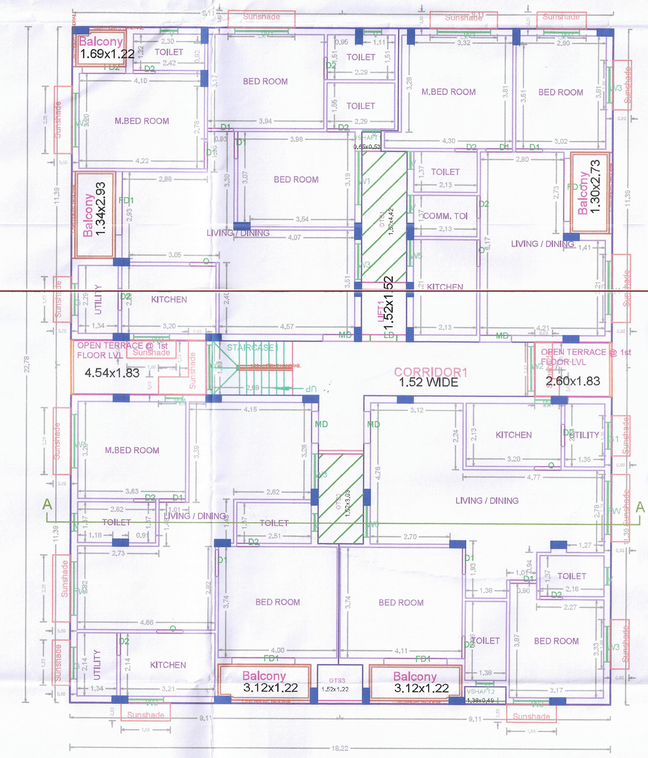
Location plan (Taken as per User Inputs)



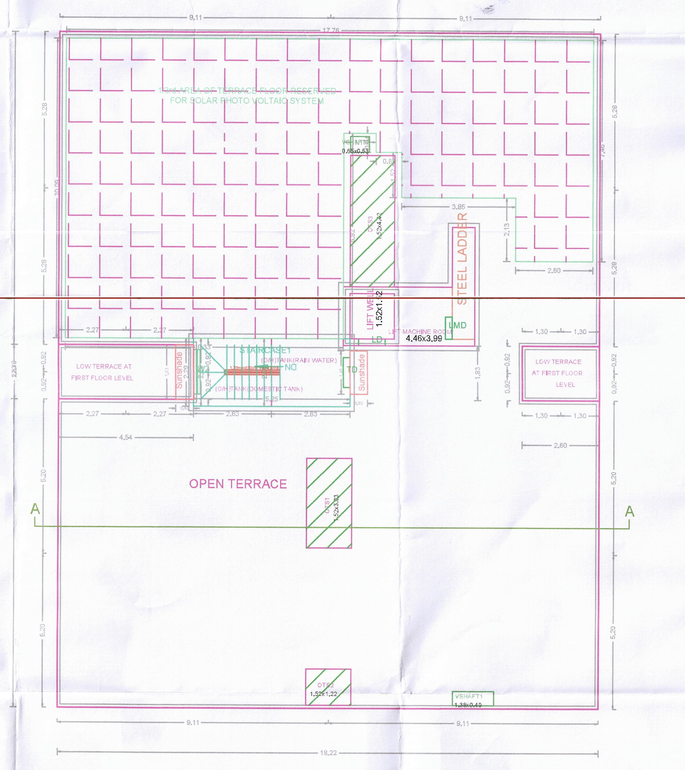
SITE PLAN



SITE CUM STILT FLOOR PLAN



TYPICAL - 1- 5 FLOOR PLAN



TERRACE FLOOR PLAN

FLOOR WISE FSI STATEMENT: A (S-17 & S18)

FLOORS	FSI AREA				DU	TOTAL
	COMM.	RESI.	IND.	INST.		FSI AREA
STILT PARKING FLOOR	0.00	28.16	0.00	0.00	0	28.16
FIRST FLOOR	0.00	387.79	0.00	0.00	4	387.79
SECOND FLOOR	0.00	387.79	0.00	0.00	4	387.79
THIRD FLOOR	0.00	387.79	0.00	0.00	4	387.79
FOURTH FLOOR	0.00	387.79	0.00	0.00	4	387.79
FIFTH FLOOR	0.00	387.79	0.00	0.00	4	387.79
Terrace	0.00	0.00	0.00	0.00	0	0.00
Total	0.00	1967.11	0.00	0.00	20	1967.11

BUILDING WISE FSI STATEMENT

BUILDING	NO OF SAME BUILDING	FSI AREA				DU	TOTAL
		COMM.	RESI.	IND.	INST.		FSI AREA
A-1 (S-17 &...)		0.00	1967.11	0.00	0.00	20	1967.11
Total		0.00	1967.11	0.00	0.00	20	1967.11

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

APPROVED

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

Signature valid

For (Deputy Planner / Chief Planner / Member-Secretary)
High Rise Building / Non High Rise Building
This Approval is valid only after building Permit is issued by the concerned Local Body.

QR CODE

This Planning Permission issued under New Rule TNCDBR, 2019 is subject to final outcome of the W.P. (MD) No.8948 of 2019 and WMP (MD) Nos. 6912 & 6913 of 2019.

Signature valid
Digitally Signed by Architect. KANNAN SHANMUGHAM
Sign Date: 11/04/2023 12:39:53 PM

Applicants (Owner / Developer / Power of Attorney)

ISO_A0_(841.00_x_1189.00_MM)

This is a system generated drawing as per the soft copy submitted by the Architect/ License Engineer



our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

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Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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Compliance & Special Services

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Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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We're honored to be part of your real estate journey

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